

## EKSKLUZIVNO! MODERNA PRIZEMNICA SA BAZENOM I GARAŽOM, Labin, House



### Seller Info

Name: Dogma Nekretnine  
First Name: Dogma  
Last Name: Nekretnine  
Company Name: Dogma nekretnine d.o.o.  
Service Type: Selling and renting  
Website: <https://dogma-nekretnine.com>  
Country: Croatia  
Region: Primorsko-goranska županija  
City: Rijeka  
ZIP code: 51000  
Address: F.LA GUARDIA 6  
Phone: +385 51 341 080  
Fax: +385 51 341 081  
About us: DOGMA nekretnine d.o.o. is an experienced and licensed agency specializing in real estate. We have been present in this business for more than 20 years - from a small agency with only two employees through many years of work and effort, we have grown into a company with over 80 employees. In that period, with our work and attitude towards clients and business, we became the leading agency in the Primorje-Gorski Kotar County and the leading in Croatia. The Agency currently operates at the following locations: headquarters in Rijeka, F. la Guardia.6, branch office within the Tower Center Rijeka, J.P.Kamova 81a (4th floor), branch office in Opatija, Maršala Tita 97, branch office in Labin, Ulica Slobode 3; branch office in Umag, Joakima Rakovca 4, branch office in

Pula, Anticova 5 and in Zagreb,  
Ulica grada Vukovara 284  
(Almeria building D). Our  
teams are at your disposal in all  
locations!

## Listing details

### Common

Title:	EKSKLUZIVNO! MODERNA PRIZEMNICA SA BAZENOM I GARAŽOM
Property for:	Sale
House type:	detached
Property area:	200 m <sup>2</sup>
Lot Size:	1420 m <sup>2</sup>
Bedrooms:	5
Bathrooms:	3
Price:	480,000.00 €
Updated:	Apr 15, 2024

### Condition

Built: 2023.

### Location

Country:	Croatia
State/Region/Province:	Istarska županija
City:	Labin
City area:	Labin
ZIP code:	52220

### Permits

Building permit:	yes
Ownership certificate:	yes



### Additional information

Energy efficiency: In preparation

### Parking

Garage: yes

### Description

Description: Pristine nature, fascinating heritage, authentic way of life, top-quality food are

only part of the spectrum of what the east coast of the Istrian peninsula has to offer. At 320m above sea level above the traditional tourist destination of Rabac, the medieval town of Labin is located. The spectrum of what is offered, regardless of whether you are in the spirit of exploration or looking for an oasis for a real vacation, this small town near the city center will provide you with a peaceful haven. Just a few kilometers from the city center and a 15-minute drive to the first beaches in the tourist resort of Rabac, there is a single-storey house with a swimming pool and a garage under construction with a total area of 200. It will consist of three bedrooms, three toilets, kitchen, dining room and living room with access to the pool beach and a covered terrace that leads to the pool beach and the lounge area. Installation of underfloor heating and inverter air conditioning is planned. If you decide to buy during the construction phase, there is a possibility to agree on the selection of materials with the contractor. Proximity to all the necessary amenities such as a shop, school, post office, restaurant, make this location an excellent choice for a warm family home or an idyllic vacation during the summer months if you want to engage in tourist rentals and thus return invested funds faster. Exclusive only in the offer of our agency! For any additional information you are interested in or if you want to view the property, please call the licensed agent with many years of experience in real estate: LORENA KOGEJ Licensed agent Mobile 091/738-7200 Telephone 052/639-276 [lorena.kogej@dogma-nekretnine.com](mailto:lorena.kogej@dogma-nekretnine.com) SANDRA MILETIĆ Licensed agent Mobile 091/988-5843 Telephone 052/639-276 [sandra.miletic@dogma-nekretnine.com](mailto:sandra.miletic@dogma-nekretnine.com) ID CODE: IS1507081

### Additional contact info

Reference Number: 460477  
Agency ref id: IS1507081